

HAMPTON PLANNING BOARD - Agenda
May 5, 2004 – 7:00 PM
Town Office Meeting Room

I. ATTENDING TO BE HEARD

1. Foss Manufacturing
Update of conditionally approved Site Plan (February 21, 2001)
400 Lafayette Road
Map 160-15,16,22,31, Lot 175-006 & 007
2. Dave Desharnais
Use Change Application from dining area (restaurant) to cigar shop (retail) at
23 Ocean Blvd. Unit #2
Map 296, Lot 65
Owner of Record: Owen Carter

II. CONTINUED PUBLIC HEARINGS

1. 389 High Street Realty Trust
Site Plan Review – 7 Unit Building and Conditional Use Request at
389 High Street
Map 180, Lot 3A-6 & 7
Waiver Requested: Site Plan Regulations Section V.E.8 (storm water drainage control plan)
Owner of Record: Four B Realty Trust, Denise M. Fournier, Trustee & 389 High Street Realty Trust, Jerome Sakurai, Trustee
Jurisdiction accepted December 3, 2003, extended by applicant
2. 389 High Street Realty Trust
Special Permit Application associated with 7 Unit Building at
389 High Street
Map 180, Lot 3A-6 & 7
Owner of Record: Four B Realty Trust, Denise M. Fournier, Trustee & 389 High Street Realty Trust, Jerome Sakurai, Trustee
3. J.R. Russo Corporation
Site Plan Review to construct 5-unit residential condominium at
7 F Street
Map 287, Lot 40
Owner of Record: J.R. Russo Corporation
Jurisdiction accepted April 7, 2004

III. NEW PUBLIC HEARINGS

1. Diane & Terrence Gauthier
Special Permit to remove existing garage and construct new garage (same footprint)
within the Wetlands Conservation District at
78 Island Path
Map 281, Lot 28
Owners of Record: Ruth B. Faretra & Diane Gauthier
2. Angelina Marquis & Theresa Vitagliano
Special Permit to remove existing 2-family structure & shed and construct new, 2-family condex structure within the Wetlands Conservation District at
7 & 9 Gill Street
Map 223, Lot 32 & 35 * * this proposal includes a voluntary lot merger
Owners of Record: Same as above

3. Jack Kopka (Maplecroft Building & Development)
Subdivision Application to consolidate 3 existing lots and subdivide into 8-lot subdivision at
433 Winnacunnet Road
Map 221, Lot 5 & 10, & Map 208, Lot 46
Owners of Record: William T. Graham & Pamela M. Kopka
4. Ian W. Burgess & Laura L. Malessa
Special Permit to rebuild & enlarge existing raised deck within the Wetlands Conservation District at
45 Tide Mill Road
Map 230, Lot 29
Owners of Record: Same as above
5. Rademo Realty Trust (Thomas Moulton)
Site Plan Review to construct two story addition consisting of warehouse and office space at
5 Merrill Industrial Drive
Map 142, Lot 2
Waiver Requested: Site Plan Regulations Section V.E. 13 (architectural rendering/elevations)
Owner of Record: Same as above
6. Rademo Realty Trust
Special Permit for temporary impact to the Wetlands Conservation District for
work associated with Site Plan Review at
5 Merrill Drive
Map 142, Lot 2
Owner of Record: Same as above
7. John V. Poissant
2-Lot Subdivision Application at
3A Purington Lane
Map 120, Lot 5
Waiver Requested: Subdivision Regulations Section V.E.7 (Stormwater Control Plan & Calculations)
Owner of Record: Same as Above
8. Vertical Building & Development Company, LLC
Amended Site Plan Review of project known as the "Majestic" (currently under Old Business)
for 42 Unit Condominium with 2 retail stores at
Ocean Boulevard, J & K Streets
Map 293, Lot 008; Map 290, Lots 144, 145, & 146
Owners of Record: Nancy J. Higgins Revocable Trust; Five Jay Street, LLC;
Jerelyn A. Gray & Peter B. Dineen; Captain Morgan Inn, Inc.

IV. OLD BUSINESS

1. Vertical Building & Development Company, LLC
Site Plan Review for 42 Unit Condominium with 2 retail stores at
Ocean Boulevard, J & K Streets
Map 293, Lot 008; Map 290, Lots 144, 145, & 146
Owners of Record: Nancy J. Higgins Revocable Trust; Five Jay Street, LLC;
Jerelyn A. Gray & Peter B. Dineen; Captain Morgan Inn, Inc.
Jurisdiction accepted July 30, 2003, extended by applicant

V. CONSIDERATION OF MINUTES – APRIL 21 & 28, 2004

VI. CORRESPONDENCE

VII. OTHER BUSINESS

*******PLEASE NOTE*******

**ITEMS NOT CALLED OR IN PROGRESS BY 10:00 P.M.
MAY BE CONTINUED TO THE NEXT SCHEDULED MEETING**